

4-20-01  
cm

**ARIZONA CORPORATION COMMISSION**  
**UTILITIES DIVISION**

**ANNUAL REPORT MAILING LABEL – MAKE CHANGES AS NECESSARY**

L

W-02452A WATER  
LAKE PLEASANT WATER COMPANY  
C/O ~~DEE KERRY~~ DONALD R. LEO  
2390 E. CAMELBACK RD. #310  
PHOENIX AZ 85016

**ANNUAL REPORT**

**FOR YEAR ENDING**

12	31	2000
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FOR COMMISSION USE

ANN 04	00
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## COMPANY INFORMATION

**Company Name (Business Name)** LAKE PLEASANT WATER COMPANY

**Mailing Address** 2390 E. CAMELBACK RD, #310

PHOENIX (Street)

AZ

85016-3451

(City)

(State)

(Zip)

(602) 957-8181

(602) 957-8320

Telephone No. (Include Area Code)

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

**Email Address**

**Local Office Mailing Address**

(Street)

(City)

(State)

(Zip)

Local Office Telephone No. (Include Area Code)

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

**Email Address**

## MANAGEMENT INFORMATION

**Management Contact:** DONALD R. LEO

PRESIDENT

(Name)

(Title)

2390 E. CAMELBACK RD, #310

PHOENIX

AZ

85016

(Street)

(City)

(State)

(Zip)

(602) 957-8181

(602) 957-8320

Telephone No. (Include Area Code)

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

**Email Address**

**On Site Manager:**

(Name)

(Street)

(City)

(State)

(Zip)

Telephone No. (Include Area Code)

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

**Email Address**

**Statutory Agent:** DONALD R. LEO

(Name)

2390 E. CAMELBACK RD, #310

(Street)

PHOENIX

(City)

AZ

(State)

85016

(Zip)

(602) 957-8181

Telephone No. (Include Area Code)

(602) 957-8320

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

**Attorney:**

(Name)

(Street)

(City)

(State)

(Zip)

Telephone No. (Include Area Code)

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

### OWNERSHIP INFORMATION

Check the following box that applies to your company:

☐ Sole Proprietor (S)

☒ C Corporation (C) (Other than Association/Co-op)

☐ Partnership (P)

☐ Subchapter S Corporation (Z)

☐ Bankruptcy (B)

☐ Association/Co op (A)

☐ Receivership (R)

☐ Limited Liability Company

☐ Other (Describe) \_\_\_\_\_

### COUNTIES SERVED

Check the box below for the county/ies in which you are certificated to provide service:

☐ APACHE

☐ COCHISE

☐ COCONINO

☐ GILA

☐ GRAHAM

☐ GREENLEE

☐ LA PAZ

☒ MARICOPA

☐ MOHAVE

☐ NAVAJO

☐ PIMA

☐ PINAL

☐ SANTA CRUZ

☐ YAVAPAI

☐ YUMA

☐ STATEWIDE

COMPANY NAME

LAKE PLEASANT WATER COMPANY

**UTILITY PLANT IN SERVICE**

<b>Acct. No.</b>	<b>DESCRIPTION</b>	<b>Original Cost (OC)</b>	<b>Accumulated Depreciation (AD)</b>	<b>O.C.L.D. (OC less AD)</b>
301	Organization			
302	Franchises			
303	Land and Land Rights			
304	Structures and Improvements			
307	Wells and Springs			
311	Pumping Equipment			
320	Water Treatment Equipment			
330	Distribution Reservoirs and Standpipes			
331	Transmission and Distribution Mains			
333	Services			
334	Meters and Meter Installations			
335	Hydrants			
336	Backflow Prevention Devices			
339	Other Plant and Misc. Equipment			
340	Office Furniture and Equipment			
341	Transportation Equipment			
343	Tools, Shop and Garage Equipment			
344	Laboratory Equipment			
345	Power Operated Equipment			
346	Communication Equipment			
347	Miscellaneous Equipment			
348	Other Tangible Plant	113,775	0	113,775
	INTANGIBLE ASSETS			
	<b>TOTALS</b>	<b>113,775</b>	<b>0</b>	<b>113,775</b>

This amount goes on the Balance Sheet Acct. No. 108

COMPANY NAME

LAKE PLEASANT WATER COMPANY

**CALCULATION OF DEPRECIATION EXPENSE FOR CURRENT YEAR**

Acct. No.	DESCRIPTION	Original Cost (1)	Depreciation Percentage (2)	Depreciation Expense (1x2)
301	Organization			
302	Franchises			
303	Land and Land Rights			
304	Structures and Improvements			
307	Wells and Springs			
311	Pumping Equipment			
320	Water Treatment Equipment			
330	Distribution Reservoirs and Standpipes			
331	Transmission and Distribution Mains			
333	Services			
334	Meters and Meter Installations			
335	Hydrants			
336	Backflow Prevention Devices			
339	Other Plant and Misc. Equipment			
340	Office Furniture and Equipment			
341	Transportation Equipment			
343	Tools, Shop and Garage Equipment			
344	Laboratory Equipment			
345	Power Operated Equipment			
346	Communication Equipment			
347	Miscellaneous Equipment			
348	Other Tangible Plant	113,775	0	0
	INTANGIBLE ASSETS			
	<b>TOTALS</b>	<b>113,775</b>	<b>0</b>	<b>0</b>

This amount goes on Comparative Statement of Income and Expense Acct. No. 403.

**BALANCE SHEET**

<b>Acct. No.</b>		<b>BALANCE AT BEGINNING OF YEAR</b>	<b>BALANCE AT END OF YEAR</b>
	<b>ASSETS</b>		
	<b>CURRENT AND ACCRUED ASSETS</b>		
131	Cash	\$	\$
134	Working Funds		
135	Temporary Cash Investments		
141	Customer Accounts Receivable		
146	Notes/Receivables from Associated Companies		
151	Plant Material and Supplies		
162	Prepayments		
174	Miscellaneous Current and Accrued Assets	113,775	113,775
	<b>TOTAL CURRENT AND ACCRUED ASSETS</b>	\$ 113,775	\$ 113,775
	<b>FIXED ASSETS</b>		
101	Utility Plant in Service	\$	\$
103	Property Held for Future Use		
105	Construction Work in Progress		
108	Accumulated Depreciation – Utility Plant		
121	Non-Utility Property		
122	Accumulated Depreciation – Non Utility		
	<b>TOTAL FIXED ASSETS</b>	\$ 0	\$ 0
	<b>TOTAL ASSETS</b>	\$ 113,775	\$ 113,775

**NOTE:** The Assets on this page should be equal to **Total Liabilities and Capital** on the following page.

### BALANCE SHEET (CONTINUED)

Acct. No.		BALANCE AT BEGINNING OF YEAR	BALANCE AT END OF YEAR
	<b>LIABILITIES</b>		
	<b>CURRENT LIABILITES</b>		
231	Accounts Payable	\$	\$
232	Notes Payable (Current Portion)	13,775	13,775
234	Notes/Accounts Payable to Associated Companies		
235	Customer Deposits		
236	Accrued Taxes		
237	Accrued Interest		
241	Miscellaneous Current and Accrued Liabilities		
	<b>TOTAL CURRENT LIABILITIES</b>	\$ 13,775	\$ 13,775
	<b>LONG-TERM DEBT (Over 12 Months)</b>		
224	Long-Term Notes and Bonds	\$	\$
	<b>DEFERRED CREDITS</b>		
251	Unamortized Premium on Debt	\$	\$
252	Advances in Aid of Construction		
255	Accumulated Deferred Investment Tax Credits		
271	Contributions in Aid of Construction		
272	Less: Amortization of Contributions		
281	Accumulated Deferred Income Tax		
	<b>TOTAL DEFERRED CREDITS</b>	\$	\$
	<b>TOTAL LIABILITIES</b>	\$ 13,775	\$ 13,775
	<b>CAPITAL ACCOUNTS</b>		
201	Common Stock Issued	\$ 100,000	\$ 100,000
211	Paid in Capital in Excess of Par Value		
215	Retained Earnings		
218	Proprietary Capital (Sole Props and Partnerships)		
	<b>TOTAL CAPITAL</b>	\$ 100,000	\$ 100,000
	<b>TOTAL LIABILITIES AND CAPITAL</b>	\$ 113,775	\$ 113,775

## COMPARATIVE STATEMENT OF INCOME AND EXPENSE

Acct. No.	OPERATING REVENUES	PRIOR YEAR	CURRENT YEAR
461	Metered Water Revenue	\$	\$
460	Unmetered Water Revenue		
474	Other Water Revenues		
	<b>TOTAL REVENUES</b>	\$ 0	\$ 0
	<b>OPERATING EXPENSES</b>		
601	Salaries and Wages	\$	\$
610	Purchased Water		
615	Purchased Power		
618	Chemicals		
620	Repairs and Maintenance		
621	Office Supplies and Expense		
630	Outside Services		
635	Water Testing		
641	Rents		
650	Transportation Expenses		
657	Insurance – General Liability		
659	Insurance - Health and Life		
666	Regulatory Commission Expense – Rate Case		
675	Miscellaneous Expense		
403	Depreciation Expense		
408	Taxes Other Than Income		
408.11	Property Taxes		
409	Income Tax		
	<b>TOTAL OPERATING EXPENSES</b>	\$ 0	\$ 0
	<b>OTHER INCOME/EXPENSE</b>		
419	Interest and Dividend Income	\$	\$
421	Non-Utility Income		
426	Miscellaneous Non-Utility Expenses		
427	Interest Expense		
	<b>TOTAL OTHER INCOME/EXP</b>	\$ 0	\$ 0
	<b>NET INCOME/(LOSS)</b>	\$ 0	\$ 0



<b>COMPANY NAME</b>	LAKE PLEASANT WATER COMPANY
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**SUPPLEMENTAL FINANCIAL DATA**  
**Long-Term Debt**

	LOAN #1	LOAN #2	LOAN #3	LOAN #4
Date Issued				
Source of Loan				
ACC Decision No.				
Reason for Loan				
Dollar Amount Issued	\$ 0	\$	\$	\$
Amount Outstanding	\$ 0	\$	\$	\$
Date of Maturity				
Interest Rate				
Current Year Interest	\$ 0	\$	\$	\$
Current Year Principle	\$ 0	\$	\$	\$

Meter Deposit Balance at Test Year End                      \$ 0

Meter Deposits Refunded During the Test Year                      \$ 0

<b>COMPANY NAME</b>	LAKE PLEASANT WATER COMPANY
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# **WATER COMPANY PLANT DESCRIPTION**

**WELLS**    N/A

<b>ADWR ID Number</b>	<b>Pump Horsepower</b>	<b>Pump Yield (Gpm)</b>	<b>Casing Size (inches)</b>	<b>Meter Size (inches)</b>

**OTHER WATER SOURCES**    N/A

<b>Name or Description</b>	<b>Capacity (gpm)</b>	<b>Gallons Purchased or Obtained (in thousands)</b>

**TOTAL GALLONS PUMPED (NOT SOLD) THIS YEAR (thous.) =** \_\_\_\_\_

<b>BOOSTER PUMPS</b> N/A		<b>FIRE HYDRANTS</b> N/A	
<b>Horsepower</b>	<b>Quantity</b>	<b>Quantity Standard</b>	<b>Quantity Other</b>

<b>STORAGE TANKS</b> N/A		<b>PRESSURE TANKS</b> N/A	
<b>Capacity</b>	<b>Quantity</b>	<b>Capacity</b>	<b>Quantity</b>

## STATISTICAL INFORMATION

Total number of customers	0	
Total number of gallons sold	0	gallons

**COMPANY NAME** LAKE PLEASANT WATER COMPANY **YEAR ENDING 12/31/2000**

**PROPERTY TAXES**

Amount of actual property taxes paid during Calendar Year 2000 was: \$ 2,113.02

Attach to this annual report proof (e.g. property tax bills stamped "paid in full" or copies of cancelled checks for property tax payments) of any and all property taxes paid during the calendar year.

If no property taxes paid, explain why. \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

COMPANY NAME LAKE PLEASANT WATER COMPANY

YEAR ENDING 12/31/2000

**INCOME TAXES**

For this reporting period, provide the following:

Federal Taxable Income Reported	<u>0</u>
Estimated or Actual Federal Tax Liability	<u>0</u>

State Taxable Income Reported	<u>0</u>
Estimated or Actual State Tax Liability	<u>50.00</u>

Amount of Grossed-Up Contributions/Advances:

Amount of Contributions/Advances	<u>0</u>
Amount of Gross-Up Tax Collected	<u>0</u>
Total Grossed-Up Contributions/Advances	<u>0</u>

Decision No. 55774 states, in part, that the utility will refund any excess gross-up funds collected at the close of the tax year when tax returns are completed. Pursuant to this Decision, if gross-up tax refunds are due to any Payer or if any gross-up tax refunds have already been made, attach the following information by Payer: name and amount of contribution/advance, the amount of gross-up tax collected, the amount of refund due to each Payer, and the date the Utility expects to make or has made the refund to the Payer.

**CERTIFICATION**

The undersigned hereby certifies that the Utility has refunded to Payers all gross-up tax refunds reported in the prior year's annual report. This certification is to be signed by the President or Chief Executive Officer, if a corporation; the managing general partner, if a partnership; the managing member, if a limited liability company or the sole proprietor, if a sole proprietorship.

  
SIGNATURE

4/16/01  
DATE

DONALD R. LEO  
PRINTED NAME

PRESIDENT  
TITLE

**COMPANY NAME** LAKE PLEASANT WATER COMPANY **YEAR ENDING 12/31/2000**

<b>WATER AND SEWER UTILITIES ONLY</b>
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**PROPERTY TAXES**

**Indicate the amount of actual property taxes paid during this reporting period (Calendar Year 2000)**

\$ 2,113.02

**Attach to this annual report proof (e.g. property tax bills stamped "paid in full" or copies of cancelled Checks for property tax payments) of any and all property taxes paid during the calendar year.**

**If no property taxes paid, explain reasons below:**

**VERIFICATION  
AND  
SWORN STATEMENT  
Intrastate Revenues Only**

**VERIFICATION**

STATE OF ARIZONA

I, THE UNDERSIGNED

OF THE

COUNTY OF (COUNTY NAME) <b>MARICOPA</b>
NAME (OWNER OR OFFICIAL) TITLE <b>DONALD R. LEO, PRESIDENT</b>
COMPANY NAME <b>LAKE PLEASANT WATER COMPANY</b>

**DO SAY THAT THIS ANNUAL UTILITY REPORT TO THE ARIZONA CORPORATION COMMISSION**

**FOR THE YEAR ENDING**

MONTH	DAY	YEAR
12	31	2000

**HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.**

**SWORN STATEMENT**

**IN ACCORDANCE WITH THE REQUIREMENT OF TITLE 40, ARTICLE 8, SECTION 40-401, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS DURING CALENDAR YEAR 2000 WAS:**

Arizona IntraState Gross Operating Revenues Only (\$)

\$ 0

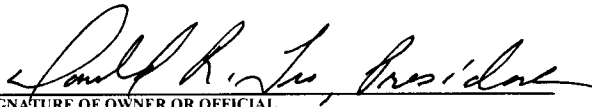
**(THE AMOUNT IN BOX ABOVE  
INCLUDES \$ 0  
IN SALES TAXES BILLED, OR COLLECTED**

**\*\*REVENUE REPORTED ON THIS PAGE MUST INCLUDE SALES TAXES BILLED OR COLLECTED. IF FOR ANY OTHER REASON, THE REVENUE REPORTED ABOVE DOES NOT AGREE WITH TOTAL OPERATING REVENUES ELSEWHERE REPORTED, ATTACH THOSE STATEMENTS THAT RECONCILE THE DIFFERENCE. (EXPLAIN IN DETAIL)**

**SUBSCRIBED AND SWORN TO BEFORE ME**

**A NOTARY PUBLIC IN AND FOR THE COUNTY OF**

**THIS** 16th **DAY OF**

  
SIGNATURE OF OWNER OR OFFICIAL  
(602) 957-8181  
TELEPHONE NUMBER

COUNTY NAME <b>MARICOPA</b>	
MONTH <b>Apr. 1</b>	YEAR <b>2001</b>

(SEAL)



Notary Public State of Arizona  
Maricopa County  
Karen L. Anderson  
Expires January 02, 2004

**MY COMMISSION EXPIRES**

  
SIGNATURE OF NOTARY PUBLIC

**VERIFICATION  
AND  
SWORN STATEMENT  
RESIDENTIAL REVENUE  
INTRASTATE REVENUES ONLY**

**VERIFICATION**

**STATE OF ARIZONA**

**I, THE UNDERSIGNED**

**OF THE**

<b>(COUNTY NAME)</b> MARICOPA	
<b>NAME (OWNER OR OFFICIAL)</b> DONALD R. LEO	<b>TITLE</b> PRESIDENT
<b>COMPANY NAME</b> LAKE PLEASANT WATER COMPANY	

**DO SAY THAT THIS ANNUAL UTILITY REPORT TO THE ARIZONA CORPORATION COMMISSION**

**FOR THE YEAR ENDING**

<b>MONTH</b>	<b>DAY</b>	<b>YEAR</b>
12	31	2000

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

**SWORN STATEMENT**

IN ACCORDANCE WITH THE REQUIREMENTS OF TITLE 40, ARTICLE 8, SECTION 40-401.01, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS RECEIVED FROM RESIDENTIAL CUSTOMERS DURING CALENDAR YEAR 2000 WAS:

ARIZONA INTRASTATE GROSS OPERATING REVENUES

\$ 0

(THE AMOUNT IN BOX AT LEFT  
INCLUDES \$ 0  
IN SALES TAXES BILLED, OR COLLECTED

\*RESIDENTIAL REVENUE REPORTED ON THIS PAGE  
MUST INCLUDE SALES TAXES BILLED.

X *Donald R. Leo*  
SIGNATURE OF OWNER OR OFFICIAL

SUBSCRIBED AND SWORN TO BEFORE ME

A NOTARY PUBLIC IN AND FOR THE COUNTY OF

THIS

16th

DAY OF

<b>NOTARY PUBLIC NAME</b> KAREN L. ANDERSON	
<b>COUNTY NAME</b> MARICOPA	
<b>MONTH</b> <u>Apr. 1</u>	<b>YEAR</b> 2001

(SEAL)



Notary Public State of Arizona  
Maricopa County  
Karen L. Anderson  
Expires January 02, 2004

MY COMMISSION EXPIRES

X *Karen L. Anderson*  
SIGNATURE OF NOTARY PUBLIC



14-AUG-2000

## MARICOPA COUNTY TREASURER

PAGE: 1

TRANSACTION #: 010-00022

PAYMENT DATE: 14-AUG-2000

PARCEL #	YEAR	DESCRIPTION	TAX PAID	INTEREST PAID	FEES PAID	TOTAL PAID	BALANCE DUE
624-90-001	1	1995 REDEMPTION	\$ 11.04	\$ 12.06	\$ 35.00	\$ 58.10	
624-90-001	1	1997 REDEMPTION	\$ 782.74	\$ 380.78	\$ 49.14	\$ 1,212.66	
624-90-001	1	1999 TAX PAYMENT	\$ 770.36	\$ 71.90		\$ 842.26	
624-90-001	1	2000 PREPAYMENT				\$ 3.00	
						=====	
TOTAL:						\$ 2,116.02	

**OFFICIAL CHECK**

**PAY TO THE ORDER OF**

**REMITTER**

**\*\*MARICOPA COUNTY TREASURER\*\***

**\*\*\*\*\*2,116.02**

**\$**

**\*\*Two Thousand One Hundred Sixteen Dollars and Two Cents\*\***

**DRAWER NATIONAL BANK OF ARIZONA**

**RE: PARCEL 624 90 001**

**6 KLL**

**AUTHORIZED SIGNATURE**

**180000000001 1220371718 099038 9192168311**

TREASURER'S OFFICE  
STATE OF ARIZONA  
County of Maricopa

CERTIFICATE OF PURCHASE NO. 99010295  
BUYER NO. STATE  
TRANS NO. 010-00022

### REDEMPTION CERTIFICATE

I hereby certify that the real estate hereinafter described, situated in the County of Maricopa, and the State of Arizona, on which a lien was sold for delinquent taxes for the PART year on 19-FEB-1997 has been redeemed by LAKE PLEASANT WATER CO  
of the payment to me of the following total amount as shown below, being the amount due thereon as provided by law.

Sec 1001:      Twn/81K:      Rng/Tr:      Parcel No. 624-90-001

#### TOTAL VALUE OF OPERATING PROPERTY:

Tax Year	C.P. Amount	Interest	Total
1995	21.04	12.06	33.10
1997	967.65	245.11	1,212.76
TREASURER'S FEE			25.00
TOTAL			1,270.76

IN WITNESS WHEREOF, I have hereunto set my hand and seal this  
14th day of AUGUST 2000.

DOUG TODD, MARICOPA COUNTY TREASURER

BY 

DEPUTY

REDEEMED BY:

LAKE PLEASANT WATER CO  
1350 E CAMELBACK RD #210  
PHOENIX, AZ 85016